



City of Portland, Oregon
Bureau of Development Services
Land Use Services
FROM CONCEPT TO CONSTRUCTION

Ted Wheeler, Mayor
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www.portlandoregon.gov/bds

**NOTICE OF PROPOSED
DEVELOPMENT IN AN ENVIRONMENTAL ZONE**

Date: 3/15/2020
To: Neighborhood Association and Interested Persons
From: Tyler Mann, City Planner, 503-823-5062, Tyler.Mann@portlandoregon.gov
Re: The City has received a building permit application for development within an **environmental zone**. The purpose of this notice is to inform neighbors and interested persons of permitting activities and projects within the environmental zones that will utilize the Environmental Development Standards of Zoning Code Chapter 33.430. This is not a Land Use Review notice.

Permit Number: 19-263195-RS
Project Description: Proposal for a stormwater outfall within an Environmental Conservation Zone.
Applicant: Ryan Pickrel – Faster Permits
Site Location: 957 SW Englewood Drive
Legal Description: ENGLEWOOD RPLT, LOT 21 TL 100
Zone: RFc **Quarter Section Map:** 4228 **Tax Account #:** R157453

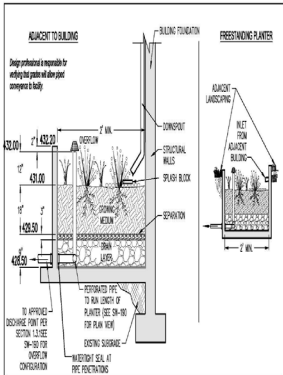
The permit is being reviewed for compliance with the following environmental development standards:

- Stormwater outfalls subject to Section 33.430.180;

The site plan is enclosed and displayed on a notice board on site. Plans may be examined at **BDS Permitting Services, second floor of 1900 SW 4th Avenue**, Monday – Wednesday and Fridays from 8:00 AM to 3:00 PM and Thursdays from 8:00 AM to Noon. Copies of the site plans and development standards can be obtained for a fee. The development standards are available online at www.portlandonline.com/zoningcode.

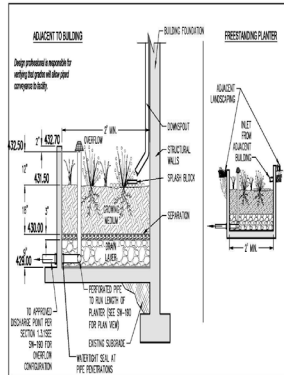
Any interested person may comment on the application by writing and specifically identifying errors or non-compliance with development standards. Comments should be directed to the staff person noted above. Comments may be used to clarify or improve the accuracy of the site plan, but may not be used by the City to influence the issuance of a permit for a project that meets development standards. **An inspector will visit the site to verify the accuracy of the site plan prior to issuance of any permits.**

Contact Tyler Mann at the above phone number or email address with any questions. Please reference the permit number and your request.



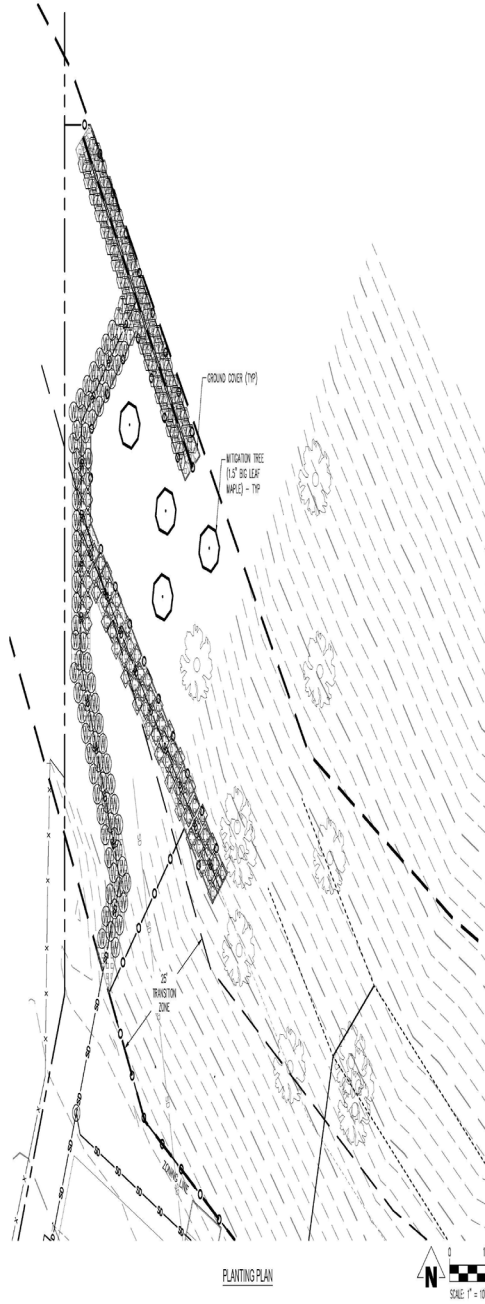
- 1. Dimensions:** Width of planter: 12" minimum. Depth of planter from top of growing medium to weather elevation: 12" minimum above of potting: 12" or more. Wet elevation must allow for 2" of heaviest, minimum. Protect from debris and sediment with strainer or grate.
- 2. Slope:** Planter must be low flow (SF) or high flow (HF) grade with 1/4" minimum slope.
- 3. Potting Media:** Media must be mechanically poured concrete. Mix must be installed in accordance with manufacturer's instructions.
- 4. Reproving:** Reproving shall be done in accordance with manufacturer's instructions. Check site structural requirements for foundation.
- 5. Planting:** Plants must be installed in accordance with manufacturer's instructions. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth.
- 6. Drainage:** Drainage shall be installed in accordance with manufacturer's instructions. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth.
- 7. Inlet:** Inlet shall be installed in accordance with manufacturer's instructions. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth.
- 8. Growing Media:** Growing media shall be installed in accordance with manufacturer's instructions. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth.
- 9. Substrate:** Substrate shall be installed in accordance with manufacturer's instructions. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth.
- 10. Seal:** Seal shall be installed in accordance with manufacturer's instructions. Minimum planting depth: 12" minimum depth. Minimum planting depth: 12" minimum depth.

PLANTER A (533 SF)



- 1. Dimensions:** Width of planter: 12" minimum. Depth of planter from top of growing medium to weather elevation: 12" minimum above of potting: 12" or more. Wet elevation must allow for 2" of heaviest, minimum. Protect from debris and sediment with strainer or grate.
- 2. Slope:** Planter must be low flow (SF) or high flow (HF) grade with 1/4" minimum slope.
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PLANTER B (86 SF)



Symbol	Common Shrub Name	Numbers of proposed shrubs
⊙	Western Serviceberry	78
⊕	Tall Oregongrape	79
◇	Common Snowberry	79
	Total	236

EMERIO
Design
6448 SW PALMVIEW BLVD., SUITE 100
PORTLAND, OREGON 97206
PHONE: (503) 238-8800

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SWINDELLS RESIDENCE
ENGLEWOOD RPLT, LOT 21 TL 100
CITY OF LAKE OSWEGO, MULTNOMAH COUNTY, OREGON

DATE: 04/15/20
JOB NO.: 0861001

NO.	DATE	DESCRIPTION

REVISIONS
DESCRIPTION

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